

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 54462
Petitioner: VM PROPERTIES LLC, v. Respondent: ADAMS COUNTY BOARD OF EQUALIZATION.	
ORDER ON STIPULATION	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this decision.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.: R0178225

Category: Valuation Property Type: Vacant Land

2. Petitioner is protesting the 2009 actual value of the subject property.
3. The parties agreed that the 2009 actual value of the subject property should be reduced to:

Total Value: \$3,896,492

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2009 actual value of the subject property, as set forth above.

The Adams County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 15th day of April 2010.



BOARD OF ASSESSMENT APPEALS

Karen E Hart

Karen E. Hart

I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Melissa Nord

Melissa Nord

Debra A. Baumbach

Debra A. Baumbach

BOARD OF ASSESSMENT APPEALS, State of Colorado 1313 Sherman Street, Room 315 Denver, CO 80203	<p style="text-align: center;">▲ COURT USE ONLY ▲</p> <hr/> Docket Number: 54462 County Schedule Number: R0178223 and R0178225
Petitioner: VM PROPERTIES LLC	
Respondent: ADAMS COUNTY BOARD OF EQUALIZATION. HAL B. WARREN, #13515 ADAMS COUNTY ATTORNEY Jennifer M. Wascak, #29457 Deputy County Attorney 450 South 4 th Avenue Brighton, CO 80601 Telephone: 303-654-6116 Fax: 303-654-6114	
STIPULATION (As to Tax Year 2009 Actual Value)	

2010 APR 13 PM 3:05

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2009 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as: 9200 Brighton Blvd., Henderson, CO or Parcel 01721-20-1-02-002.
2. The subject property is classified as Commercial property.
3. The County Assessor originally assigned the following actual value to the subject property for tax year 2009:

	R0178225		R0178223	Total
Land	\$ 674,908	+	\$546,492	
Improvements	\$ 2,830,271	+	\$-0-	
Total	\$ 3,505,179	+	\$546,492 =	\$4,051,671

TO BAA.
 Attention
 melissa
 EH-
 303 654 6038

4. After a timely appeal to the Board of Equalization, the Board of Equalization valued the subject property as follows:

	R0178225		R0178223	Total
Land	\$ 674,908	+	\$546,492	
Improvements	\$ 2,830,271	+	\$-0-	
Total	\$ 3,505,179	+	\$546,492 =	\$4,051,671

5. After further review and negotiation, Petitioner and County Board of Equalization agree to the following actual value for tax year 2009 for the subject property:


	R0178225		R0178223	Total
Land	\$ 674,908	+	\$546,492	
Improvements	\$ 2,675,092	+	\$-0-	
Total	\$ 3,350,000	+	\$546,492 =	\$3,896,492

6. The valuation, as established above, shall be binding only with respect to tax year 2009.

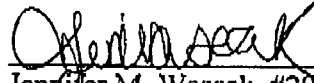
7. Brief narrative as to why the reduction was made: Reduction to market value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on April 26, 2010 at 8:30 a.m. be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals ____ (check if appropriate).

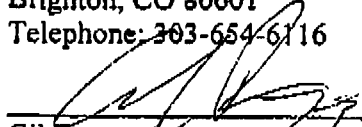
DATED this 7th day of April, 2010.



 Greg Evans
 Bridge & Associates
 575 Union Blvd., Suite 210
 Lakewood, CO 80228-1242



 Jennifer M. Wascak, #29457
 Deputy County Attorney for Respondent
 450 South 4th Avenue
 Brighton, CO 80601
 Telephone: 303-654-6116



 Gil Reyes, Assessor
 450 South 4th Avenue
 Brighton, CO 80601
 Telephone: 303-654-6038

Docket Number: 54462

2010 APR 13 PM 3:12